



**HOUSING AUTHORITY
of the County of Los Angeles**

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Commissioners

Sean Rogan
Executive Director

ADOPTED

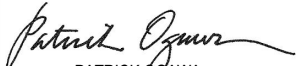
BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

May 26, 2015

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May 26, 2015

Honorable Board of Commissioners
Housing Authority of the
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012


PATRICK O'GARA
ACTING EXECUTIVE OFFICER

Dear Commissioners:

**ACCEPTANCE OF COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS FOR
PROJECTS IDENTIFIED IN THE 2015-2016 ACTION PLAN FOR THE ALLOCATION
OF FEDERAL FUNDS
(ALL DISTRICTS)**

SUBJECT

This letter recommends the use of \$1,581,200 in Fiscal Year (FY) 2015-2016 Community Development Block Grant (CDBG) funds from the Community Development Commission of the County of Los Angeles (Commission). These funds are used for CDBG-eligible programs administered by the Housing Authority of the County of Los Angeles (Housing Authority) and are included in the County of Los Angeles' (County) FY 2015-2016 Action Plan, which will be presented to the Board of Supervisors on May 26, 2015. This letter relates to two other items appearing on today's agenda for the Board of Supervisors and the Board of Commissioners of the Commission.

IT IS RECOMMENDED THAT YOUR COMMISSION:

1. Recommend that the Board of Commissioners find that the use of \$1,581,200 in CDBG funds for FY 2015-2016 is not subject to the provisions of the California Environmental Quality Act (CEQA) because it is not defined as a project under CEQA.
2. Authorize the Executive Director, or his designee, to accept \$1,581,200 CDBG funds from the Commission, which will be included in the Housing Authority's FY 2015-2016 budget through the Housing Authority's annual budget approval process, subject to

final notification of approval by the U.S. Department of Housing and Urban Development (HUD).

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The National Affordable Housing Act of 1990 (Cranston/Gonzalez Housing Act), as amended in 1992, requires that the County provide a single, consolidated submission of the proposed expenditure of funds to be eligible for HUD formula grant funding, including CDBG, HOME Investment Partnerships, and Emergency Solutions Grant. The Action Plan for FY 2015-2016 (Action Plan) satisfies these federal requirements to provide for the release of funds.

The Action Plan identifies a total of \$841,200 in new CDBG funds for FY 2015-2016 for projects to be administered by the Housing Authority. The purpose of this letter is to authorize these funds to be included into the Housing Authority's budget, and to continue administration of \$740,000 in prior year CDBG funds. Attachment A provides a breakdown of the funds allocated to the Housing Authority by project, as well as a description of each project to be funded.

FISCAL IMPACT/FINANCING

There is no impact on the County general fund. The Action Plan allocates \$841,200 in new Forty-First Program Year (July 1, 2015 to June 30, 2016) CDBG funds and \$740,000 from prior year CDBG funds that will be included in the FY 2015-2016 Housing Authority budget approval process.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

On May 28, 2013, the Board of Supervisors approved the Five-Year Consolidated Plan for 2013-2018. The current FY 2014-2015 Action Plan ends on June 30, 2015, and a new plan must be adopted by the Board of Supervisors in order to receive continued funding from HUD. The Action Plan includes a description of the activities to be undertaken during FY 2015-2016 to address the objectives of the Consolidated Plan's five-year strategy. A list of the Housing Authority projects included in the Action Plan is provided in Attachment A.

All of the projects proposed in the Action Plan will be federally-funded. As applicable, the administering agencies will be subject to the prevailing wage requirements of the Davis-Bacon Act, and related Acts, and Section 3 of the Housing and Community Development Act of 1968, as amended, which requires that employment and other economic opportunities generated by certain HUD assistance be directed to low- and very low-income persons, particularly to persons who are recipients of HUD housing assistance. However, where Section 3 is not applicable, the agencies will be subject to the County's Greater Avenues for Independence (GAIN) Program and will apply the

General Relief Opportunity for Work (GROW) Program, which furthers the same or similar goals. At its meeting of April 22, 2015, the Housing Commission recommended approval of the proposed actions.

ENVIRONMENTAL DOCUMENTATION

The acceptance of forty-first year CDBG funds from the Commission is exempt from the provisions of the National Environmental Policy Act pursuant to 24 Code of Federal Regulations, Part 58, Section 58.34 (a)(3), because it is an administrative action and does not involve activities that will alter existing environmental conditions. The action is not subject to the provisions of CEQA, pursuant to State CEQA Guidelines 15060(c)(3) and 15378, because it is not defined as a project under CEQA and does not have the potential for causing a significant effect on the environment.

Each program within the Action Plan will be reviewed for environmental impact on a project-by-project basis before funding is released.

IMPACT ON CURRENT PROJECTS

The projects contained in the Action Plan will benefit low- and moderate-income residents of the unincorporated County and participating cities.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Sean Rogan", followed by a horizontal line.

SEAN ROGAN
Executive Director

SR:SS:rw

Enclosure

ATTACHMENT A**HOUSING AUTHORITY PROJECTS FOR FISCAL YEAR 2015-2016**

| Project Title (District) | Project Description | Carry Over Amount |
|--|--|------------------------------|
| | CONTINUING PROJECTS | |
| Herbert Senior Public Housing Cabling (1) | Provides for the installation of cabling and wiring to allow residents access to cable television, wireless connectivity, and internet. | \$50,000 |
| Nueva Maravilla Senior Public Housing Interior Unit Flooring (1) | Provides for the replacement of the deteriorated unit flooring at the Nueva Maravilla senior housing development with new flooring such as tile, carpet, and sheet vinyl. The project will also procure a vendor as needed to move furniture for the residents during the floor replacement process. | \$100,000 |
| Nueva Maravilla Community Center & Site Improvements (1) | Provides for the replacement of damaged concrete walkways and paths to the Nueva Maravilla Community Center. Additionally, the project will repair the center courtyard area, replace the exterior wrought iron fencing, replace the air conditioning system in the Community Center, and install basketball courts. | \$100,000 |
| Ujima Village Disposition (2) | Provides CDBG funds to the Housing Authority of the County of Los Angeles to temporarily maintain the vacant and demolished Ujima Village housing development, pending disposition of the property to the Los Angeles County Department of Parks and Recreation. | \$210,000 |
| Century & Wilton Public Housing Site Improvements (2) | Provides for the patch and repair of all damaged and cracked concrete stairs and hallways. Additionally, provides for the remodel of unit kitchens to include the installation of new cabinets, solid surface counters, flooring, light fixtures, sinks, faucets, and outlets in kitchens. | \$150,000 |

| Project Title (District) | Project Description | Carry Over Amount |
|--|--|--------------------------|
| | CONTINUING PROJECTS (cont'd) | |
| Mary B. Henry Community Clinic Rehabilitation (2) | Provides for the completion of extensive exterior and interior rehabilitation at the Housing Authority property at 10901 S. Vermont Avenue, where the Mary B. Henry Wilmington Community Clinic is located. | \$20,000 |
| Westknoll and Palm Senior Public Housing Roof Replacement (3) | Provides roofing replacement. | \$50,000 |
| Foothill Villa Senior Public Housing Interior Unit Flooring (5) | This continuing project will complete the installation of new laminated flooring in all housing units at Foothill Villa. The current flooring is old and deteriorated. | \$60,000 |
| | TOTAL CONTINUING PROJECTS: | \$740,000 |
| | NEW PROJECTS | |
| Herbert Stairwell Flooring Replace- ment and Painting (1) | Provides stairwell flooring replacement and painting. | \$91,200 |
| Carmelitos Seniors Termite Abatement and Relocation (4) | Provides termite abatement and needed relocation for tenants. | \$230,000 |
| Sundance Vista Site Improvements (4) | Provides site improvements including upgrade of all common area lighting to new energy efficient lighting; repair of exterior stairs and replacement of protective water proof coatings; and installation of sewage clean outs in all buildings. | \$200,000 |
| Quartz Hills I and II Kitchen and Lighting Improvements (5) | Provides kitchen rehabilitation and new lighting. | \$320,000 |
| | TOTAL NEW PROJECTS: | \$841,200 |
| | GRAND TOTAL | \$1,581,200 |